

## LOCATION

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**Address:** [1406 FRENCH VIOLET WAY](#)

**City:** ARLINGTON

**Georeference:** 44731D-10-39R

**Subdivision:** VIRIDIAN VILLAGE 2A

**Neighborhood Code:** 3T020E

**Latitude:** 32.8076969562

**Longitude:** -97.0809708235

**TAD Map:** 2126-412

**MAPSCO:** TAR-055Z



Google Map or type unknown

This map, content, and location of property is provided by Google Services.

## PROPERTY DATA

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**Legal Description:** VIRIDIAN VILLAGE 2A Block 10  
Lot 39R

**Jurisdictions:**

CITY OF ARLINGTON (024)

TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224)

TARRANT COUNTY COLLEGE (225)

VIRIDIAN MUNICIPAL MGMT DIST (420)

VIRIDIAN PID #1 (625)

HURST-EULESS-BEDFORD ISD (916)

**State Code:** A

**Year Built:** 2017

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 800040900

**Site Name:** VIRIDIAN VILLAGE 2A 10 39R

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,551

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 3,441

**Land Acres<sup>\*</sup>:** 0.0790

**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

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**Current Owner:**

KUNWAR NIKESH

KUNWAR SHAILA S

**Primary Owner Address:**

1406 FRENCH VIOLET WAY

ARLINGTON, TX 76005

**Deed Date:** 8/2/2018

**Deed Volume:**

**Deed Page:**

**Instrument:** [D218092061](#)

## VALUES

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This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. [Tarrant County Tax Office Account Information](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$424,806	\$61,938	\$486,744	\$486,744
2023	\$445,378	\$61,938	\$507,316	\$507,316
2022	\$321,084	\$61,938	\$383,022	\$383,022
2021	\$303,022	\$80,000	\$383,022	\$383,022
2020	\$269,000	\$80,000	\$349,000	\$349,000

Pending indicates that the property record has not yet been completed for the indicated tax year.

+ Appraised value may be less than market value due to state-mandated limitations of value increases.

## EXEMPTIONS / SPECIAL APPRAISAL

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- DISABLED VET 70 to 99 PCT 11.22

Per Texas Property Tax Code Section 25.027, this website does not include exemption information indicating that a property owner is 65 years of age or older for unauthorized individuals.